

Memorandum



Date: May 8, 2007

To: Honorable Chairman Bruno A. Barreiro and Members,
Board of County Commissioners

Supplement to
Agenda Item No.
8(D)1(A)

From: George M. Burgess
County Manager

Subject: Supplemental Information to South Dade Wetlands Purchases

There are 2 South Dade Wetlands land purchase agreements scheduled for the April 10, 2007, Governmental Operations and Environment Committee, and, subject to approval, the May 8, 2007, Board of County Commissioners (Board) meeting.

By way of background, offer letters were sent to over 600 landowners on April 4, 2006. These purchase offers contained the most recent appraisals reflecting the increase in land values that have occurred in recent years. Many of the owners in these areas have been eager to receive offers containing the new appraisal data and responded positively to the offer letters. This positive response by willing sellers is translating into an elevated number of these EEL purchase agreements.

Attachment A is a summary sheet showing the acreage, price per acre, address, etc. of each the 2 items before the GOE and the Board. The price per acre of these properties ranges from \$7,984 - \$13,500, depending predominantly on location. Attachment B is a summary sheet listing the ownership history for each property.


Assistant County Manager

Attachment A

Supplemental Information to South Dade Wetlands Purchases Scheduled for the April 10, 2007
GOE and May 8, 2007 BCC

OWNER	GROUP LOCATION	FOLIO NO.	TOTAL ACRES	APPRAISAL VALUE PER ACRE	APPRAISED VALUE
Inversiones Komir S.A.	Unpaved road frontage - near Card Sound Road	30-8908-001-0370 and 30-8908-001-0380	10.55	\$13,500	\$142,398
Carrazana	Unpaved road frontage, west of SS 187 Ave.	30-8811-000-0062	2.48	\$7,984	\$19,800
TOTAL			13.03		\$162,198

Attachment B

**Ownership History of South Dade Wetlands Purchases Scheduled for the April 10,
2007 GOE and May 8, 2007 BCC**

- *A) Carrazana Family Limited Partnership, L.P.
Tract: 702-014, Folio: 30-8811-000-0062
 - 1. 1986, April - Purchased by Enrique A. Carrazana and Maria Diaz de Carrazana from Florida Estates Development Company, LTD. For the amount of \$16,000
 - 2. 2006, February – Deeded to Carrazana Family Limited Partnership, L.P. from Enrique A. Carrazana and Maria Diaz de Carrazana. No money involved.

- B) Inversiones Komir, S.A.
Tract: 302-076, Folio: 30-8908-001-0370 and 30-8908-001-0380
 - 1. 1984, May –Deeded to Inversiones Komir, S.A. from City National Bank of Miami, purchase amount of \$60,000.

* Ownership of property in this purchase has changed within the last 5 years.